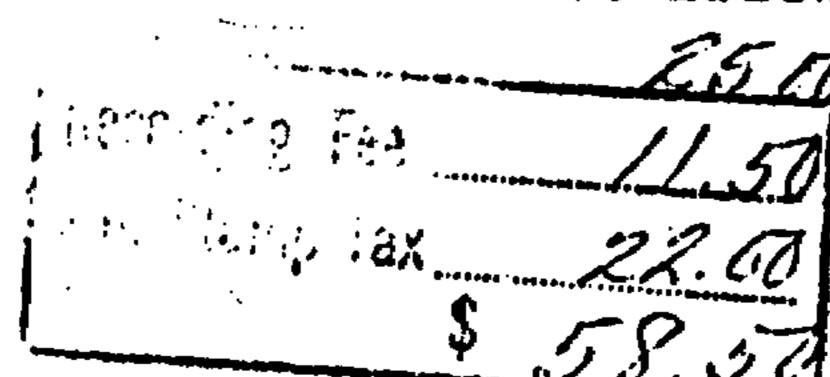
THIS DEED, made this day of May, 1972, by John A. Erlewine and Millicent V. Erlewine, his wife, of Frederick County, Maryland.

## WITNESSETH:

That for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, we, the said John A. Erlewine and Millicent V. Erlewine, his wife, do hereby grant and convey in fee simple unto Howell C. Happ, Jr. and Shirley L. Happ, his wife, as tenants by the entireties, all that tract or parcel of land, in Braddock Election District, Frederick County, Maryland, described in a survey done by Rothenhoefer Engineers, Surveyors, as follows:

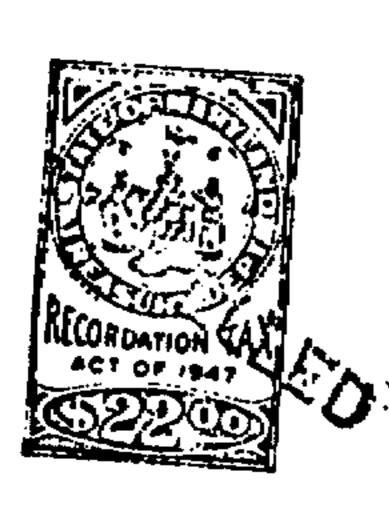
Beginning for the same at a point in the centerline of Ridge Road said point being the end of the seventh (7th) line in a deed from Stanley Mumford and wife, Olivia G., to Robert G. Carter and wife, Virginia G., said deed dated March 23, 1948 and recorded in Liber 469, folio 402 and running thence with the next line in this deed (1) North 84° 31' 25" West 247.40 feet to an iron pipe thence (2) North 19° 19' 20" East 25.00 feet to an iron pipe thence (3) North 82° 08' 20" East 267.75 feet to the centerline of Ridge Road thence with said centerline (4) South 18° 00' 00" West 88.14 feet to the place of beginning. Containing 0.31 acres of land, more or less.

BEING all and the same real estate and the right of way conveyed by William Arnold Landvoight and Effic Lee Landvoight unto John A. Erlewine and Millicent V. Erlewine, his wife, by



M. 26,050 Genty January 22, 1976

STATE PROPERTY THANSFER 13 1 12 CER a 17 A.



LAW OFFICES

OF

GLENN C. MICHEL

FREDERICK, MARYLAND

603-3333